

**Chadds Ford Township Board of Supervisors Meeting
March 2, 2005
M I N U T E S**

OFFICIALS PRESENT: George M. Thorpe, Chairman
Deborah Love D'Elia, Vice Chairman
Garry Paul, Supervisor
Hugh A. Donaghue, Township Solicitor
James C. Kelly, Township Engineer
Richard J. Jensen, Building Inspector/Code Enforcement Officer

Maryann D. Furlong, Secretary/Treasurer

CALL TO ORDER – REGULAR MEETING

Mr. Thorpe called the regular meeting of the Board of Supervisors to order at 8:13 PM. A public meeting was held at 7:00 PM for the purpose of taking public comments on the proposed Route One Overlay Ordinance. The Pledge of Alliegece was recited and emergency exits were identified.

STATE POLICE REPORT

Trooper Dodge of the Media Barracks of the Pennsylvania State Police reported the number of incidents in Chadds Ford Township during February. The Trooper reported the following: 4 burglaries – 2 business and 2 residential; 2 robberies – 1 pizza delivery person and 1 Arby's employee (an arrest was made); no drug arrests; 1 suicide; 6 DUIs; 2 underage drinking violations; 19 crash investigations, 29 alarm calls; 20 911 hang up calls; 6 thefts - 3 from vehicles (some near the Concord borderline).

Mr. Thorpe asked for an update regarding a rash of home burglaries. Trooper Dodge responded that several members of a crime ring were arrested, but asked residents to keep their eyes open and immediately report any strange activity.

Debbie Reardon, Tally Ho Drive, said that drivers are beginning to ignore new stop signs at the intersection of Ridge and Heyburn Roads. Trooper Dodge will investigate.

APPROVAL OF MINUTES – February 2, 2005

Minutes of the February 2, 2005 meeting were circulated for review. Mr. Thorpe made revisions.

MOTION TO APPROVE BOARD OF SUPERVISOR MINUTES OF February 2, 2005

Upon motion and second (D'Elia, Paul), the Supervisors approved the minutes of the February 2, 2005 Board of Supervisors' meeting, draft dated 3.2.05.

REPORTS

SUPERVISORS' REPORT

Mr. Thorpe reported that two or more Supervisors were together for the following meetings:

- On Thursday, February 3, 2005, Garry Paul and George Thorpe

attended the Chadds Ford Business Association monthly business meeting;

- On Friday, February 4, 2005, Garry Paul and George Thorpe met with members of the Emergency Preparedness Committee.

TREASURER'S REPORT

Mrs. Furlong reported the following figures and balances for the month of February 28, 2005:

Total all deposits to General Fund:	\$	42,132.87
Total disbursements General Fund:	\$	63,633.29
Total disbursements Escrow Account:	\$	24,179.24
Cash Accounts Balances	\$	575,591.62

MOTION TO APPROVE TREASURER'S REPORT

Upon motion and second (D'Elia, Paul), the Supervisors unanimously voted to approve the Treasurer's Report for February, 2005, and authorized the payment of bills in the amount of \$63,633.29.

Supervisors

Board of

March 2, 2005
Page Two

ROADMASTER'S REPORT

Joe Barakat, Township Roadmaster, presented the Roadmaster's report for the month of February. A copy follows these minutes.

PLANNING COMMISSION

Mr. Taylor, Planning Commission Chairman, presented a report for the meeting of February 9, 2005. A copy of the Planning Commission minutes follows. There was no public comment.

ZONING HEARING BOARD

Mr. Wandersee reported that the Zoning Hearing Board met on February 16th for the continuation of a hearing on an application made by 111 Marshall Road Associates. It was necessary to again continue the hearing to the March meeting. An application made by David Goodman is outstanding and will be scheduled for hearing in April.

HARB

No submissions had been made.

SEWER AUTHORITY

Mr. Murray was present to give the Sewer Authority's report for the month of

January and February, 2005. A full copy follows the minutes.

BUILDING INSPECTOR/CODE ENFORCEMENT OFFICER

Mr. Jensen presented the Building Inspector/Code Enforcement Officer's report for the month of February. A written report and accompanying checks were submitted.

Mr. Thorpe welcomed Mr. Jensen back and thanked him for his diligence to the Township.

TOWNSHIP ENGINEER

Mr. Kelly presented the Engineer's report for the month of February. A copy of the report, dated March 2, 2005, follows the minutes.

OPEN SPACE COMMITTEE

Chairman Debbie Reardon presented an Open Space report for the meeting held on February 10, 2005. The report follows.

Mrs. Reardon asked the Township Solicitor if it is a certainty that the Open Space referendum will appear on the May ballot. Mr. Donaghue confirmed with Josephine Laird of the Board of Elections that such will be done. Mrs. Reardon will pursue an opportunity to review the exact wording that will appear on the ballot.

TOWNSHIP PROPERTIES COMMITTEE

The Committee did not meet during the month of February.

FINANCIAL ADVISORY BOARD

Mrs. Love D'Elia reported that although the Board did not meet during the month of February, there had been telephone and e-mail correspondence regarding a tax collector audit. Costs for an audit as performed by MervesAmonandBarsz will be approximately \$1200. Members of the Financial Advisory Board unanimously voted to recommend the Supervisors approve same.

MOTION TO ENGAGE AUDITOR FOR THE PURPOSE OF CONDUCTING AN AUDIT OF THE TOWNSHIP TAX COLLECTOR FOR 2004

Upon motion and second (Paul, D'Elia), the Board unanimously voted to engage the accounting firm of MervesAmonandBarsz to perform an audit of the Township Tax Collector's records for the year 2004.

Board of
Supervisors
March 2, 2005
Page Three

ANNOUNCEMENTS

PUBLIC COMMENT

Mr. Wandersee announced that the Unionville Chadds Ford School District will host a public presentation for all residents of the seven municipalities comprising the district on Act 72, a very complex property tax relief bill. The meeting is scheduled for March 16,

2005, 7:00 PM in the LGI Room of the Unionville High School.

There was no other public comment.

OLD BUSINESS

There was no Old Business.

NEW BUSINESS

SALT CONTRACT

Mr. Barakat recommended participation in a program through the Commonwealth of Pennsylvania that would enable the Township to purchase deicing salt at a greatly reduced price. The Township Solicitor had reviewed the proposed resolution and contract and approved same. The contract will run yearly from August 31st through July 31st.

MOTION TO APPROVE RESOLUTION 2005-10 – PARTICIPATION IN COMMONWEALTH OF PENNSYLVANIA ROAD SALT PURCHASING PROGRAM ...

Upon motion and second (Paul, D'Elia), the Board of Supervisors approved the resolution and contract for Chadds Ford Township to participate in the Commonwealth of Pennsylvania's road salt purchasing program.

KEEFE SUBDIVISION LAND DEVELOPMENT APPLICATION

James E. Fritsch, PE, of Regester Engineers, reviewed a proposal for a two lot subdivision of the property at 9 Atwater Road. The existing home is to remain, with a new home to be built in the back of the property. Comments in Kelly Engineers' review letter were addressed with the only outstanding issue being the issuance of a NPDES permit. Planning Commission had recommended approval. In response to concerns of neighboring residents, a common driveway is planned, thus eliminating the need to remove numerous trees.

The Township Solicitor read the entire resolution. Mr. Fritsch indicated that he was agreeable to the conditions and waivers contained therein.

RESOLUTION 2005-7 MOTION TO APPROVE PRELIMINARY/FINAL SUBDIVISION/ LAND DEVELOPMENT APPLICATION – KEEFE SUBDIVISION

Upon motion and second (Paul, D'Elia) the Supervisors approved the Preliminary/ Final subdivision application of the Estate of Christina H. Keefe, 9 Atwater Road, consisting of 4.588 acres, subject to the nine conditions and one waiver as noted in the Resolution.

HOFFMAN PRELIMINARY/FINAL SUBDIVISION/LAND DEVELOPMENT APPLICATION

James Fritsch, PE, and Bryan Hoffman, applicant/resident, presented a proposed subdivision application for 32 Bullock Road. The existing house is to remain with a new house to be built. Access will be from Carriage Path in order to avoid the removal of many trees. All comments made in the review letters of Kelly Engineers were resolved with the exception of the street address. Mr. Fritsche suggested that the Township name the paved drive with the new site being 1 Eagle Rock Lane and Mr. Hoffman's home being 3 Eagle

Rock Lane. The Supervisors requested that a number be reserved for any possible reverse subdivision to allow for an additional building lot on Eagle Rock Lane.

Waivers were requested from Section 502; Section 503; Section 504. Mrs. Love D'Elia questioned why the waivers are necessary. Mr. Fritsch responded that the existing driveway is paved and there is no drainage issue, thus no need to widen, install curbing, etc.

Board of
Supervisors
March 2, 2005
Page Four

Mr. Jensen suggested that the cul-de-sac area of Carriage Path be videotaped prior to construction and that the developer may be held responsible to repair any damage caused by construction vehicles.

Mr. Jensen also suggested that an area for snow removal be designated on the plan.

Mrs. Love D'Elia asked where mailboxes will be placed. Mr. Hoffman responded that his mailbox is on the Carriage Path cul-de-sac and the new box will be there.

RESOLUTION 2005-8 MOTION TO APPROVE PRELIMINARY/FINAL SUBDIVISION APPLICATION – HOFFMAN SUBDIVISION

Upon motion and second (D'Elia, Paul) the Supervisors approved the Preliminary/Final subdivision application of Bryan E. Hoffman, 32 Bullock Road, consisting of 2.78 acres, subject to the eight conditions and waivers as noted in the Resolution.

BRANDYWINE CONSERVANCY AT 6 STATION WAY ROAD REVISION TO LAND DEVELOPMENT PLAN

James Fritsche, PE, asked the Supervisors to amend Resolution 2004 –22 so that a proposed driveway on the property at 6 Station Way Road can be diverted around an existing holly tree. Planning Commission members and Kelly Engineers had reviewed the suggestion and found it acceptable.

Mr. Jensen commented on the ability of a car to turn around in the rear yard.

Mr. Thorpe asked if HARB comments were needed. Mr. Jensen replied that they were not since HARB only reviews architectural features that can be seen from the street. Mr. Thorpe suggested a neutral color to define the border of the proposed walkway.

MOTION TO AMEND RESOLUTION 2004-22 - PRELIMINARY/FINAL LAND DEVELOPMENT APPLICATION OF THE BRANDYWINE CONSERVANCY

Upon motion and second (D'Elia, Paul) the Supervisors approved the amendment to Resolution 2004-22, Preliminary/Final subdivision application of the Brandywine Conservancy, 6 Station Way Road, with all prior conditions and waivers to remain the same.

ADJOURNMENT

There being no further business, the meeting was adjourned at 9:35 PM.

Respectfully submitted,

MARYANN D. FURLONG,
Township Secretary